

## **Record of Proceedings**

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- CALL TO ORDER** A regular meeting of the Council Bluffs City Council was called to order Monday, November 10, 2008 at 7:00 p.m. by Mayor Tom Hanafan.
- ATTENDANCE** Council members present: Darren Bates, Scott Belt, Lynne Branigan, Matt Schultz, Matt Walsh. Mayor Tom Hanafan  
Staff present: Richard Wade, City Attorney; and Judith Ridgeley, City Clerk
- CONSENT AGENDA** Walsh and Bates moved and seconded approval of the Consent Agenda. Belt amended the motion to add under Item 5 "Resolutions", "5H Other". Branigan seconded the amendment. Voice Vote for amendment: Unanimous. Voice Vote on Consent Agenda: Unanimous
- PUBLIC HEARINGS**  
**Ordinance 6014** Held public hearing regarding Ordinance 6014, amending the zoning map of the City by changing the district designation of certain property located south of First Avenue between South 24<sup>th</sup> and South 25<sup>th</sup> Streets from its present designation as R-3/Low Density Multi-Family Residential to C-2/Commercial. Ms. Deborah Peterson was present, 215 South Main stated the requested deed restrictions were distributed. Belt and Bates moved and seconded approval of Ordinance 6014. Unanimous. Walsh and Branigan moved and seconded to waive third reading of Ordinance 6014. Unanimous
- Ordinance 6015** Held public hearing regarding Ordinance 6015, amending the Zoning map of the City by changing the district designation of certain property located at 1436 North 15<sup>th</sup> Street from C-2/Commercial to I-2/General Industrial. Mr. Mike Winter, 541 South 6<sup>th</sup> Avenue was present in support of the Ordinance. Mr. Winter distributed pictures of the trucks that will be parked at the facility. Branigan and Schultz moved and seconded to Receive and File the pictures. Branigan moved to concur with the recommendation of the Planning Commission and deny Ordinance 6015. Bates seconded the motion. 4 Aye; 1 Nay (Schultz)
- Resolution 08-334** Held public hearing regarding Resolution 08-334, approving the plans, specification, form of contract and cost estimate for the Kanesville Pedestrian Bridge Rehabilitation. Branigan and Belt moved and seconded approval of Resolution 08-334. Unanimous
- Resolution 08-335** Held public hearing regarding Resolution 08-335, authorizing the disposal of certain City property by granting a twenty foot wide easement to Southwest Iowa Renewable Energy for the placement of a natural gas pipeline. Belt and Branigan moved and seconded approval of Resolution 08-335. Unanimous
- Resolution 08-336** Held public hearing regarding Resolution 08-336, approving debt certification forms, appropriating funds and directing filing of the certifications to the County Auditor for the Manawa Business Park Urban Renewal Area. Belt and Walsh moved and seconded approval of Resolution 08-336. Unanimous
- Resolution 08-337** Held public hearing regarding Resolution 08-337, approving debt

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certification forms, appropriating funds and directing filing of the certifications to the County Auditor for the Bennett Avenue Urban Renewal Area. Belt and Branigan moved and seconded approval of Resolution 08-337. Unanimous

**Resolution 08-338**

Held public hearing regarding Resolution 08-338, approving debt certification forms, appropriating funds and directing filing of the certifications to the County Auditor for the Hawkeye Heights Urban Renewal Area. Belt and Branigan moved and seconded approval of Resolution 08-338. Unanimous

**Resolution 08-339**

Held public hearing regarding Resolution 08-339, approving debt certification forms, approving an advance of funds for repayment, appropriating funds, and directing filing of the certifications to the County Auditor for the Mid-America Urban Renewal Area under Iowa Code Section 403.19. Branigan and Belt moved and seconded approval of Resolution 08-339. Unanimous

**Resolution 08-340**

Held public hearing regarding the debt certification forms and directing filing of the certifications to the County Auditor for the South Main Urban Renewal Area. Bates and Branigan moved and seconded approval of Resolution 08-340. Unanimous

**Resolution 08-341**

Held public hearing regarding the debt certification forms and directing filing of the certifications to the County Auditor for the Marketplace Urban Renewal Area. Branigan and Belt moved and seconded approval of Resolution 08-341. Unanimous

**RESOLUTIONS**

**Resolution 08-342**

Belt moved approval of Resolution 08-342, certifying the 2008 water, sewer, and refuse collection lien schedule for nonpayment of residential refuse collection charges, nonpayment of sewer rental fees, and the nonpayment of water fees. Branigan seconded. Unanimous

**Resolution 08-343**

Schultz moved approval of Resolution 08-343, approving the 2009 calendar year budget as adopted by the Board of Water Works Trustees and authorizing the City Clerk to file the budget with the Pottawattamie County Auditor. Bates seconded. Unanimous

**Resolution 08-344**

Schultz moved approval of Resolution 08-344, accepting the work of Jahnke and Sons Inc., WHP Training Towers in connection with the Regional Fire Training Facility building and authorizing the Finance Director to issue a check in the amount of \$20,900.00 Bates seconded. Unanimous

**Resolution 08-345**

Schultz moved approval of Resolution 08-345, authorizing the Mayor and City Clerk to execute an agreement with HGM & Associates for engineering services in connection with the Broadway Streetscape Phase II Project. Bates seconded. Unanimous

**Resolution 08-346**

Schultz moved approval of Resolution 08-346, authorizing the Mayor and City Clerk to execute an agreement with Mains N More, Inc., for the rehabilitation of sanitary sewer and services at 247, 263, 301, 311, 321, and 335 Kenmore Avenue. Branigan seconded. Unanimous

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**Resolution 08-347**

Schultz moved and seconded approval of Resolution 08-347, authorizing the Mayor to execute an agreement with Fox Engineering for engineering services for the Wastewater Disinfection project in accordance with directions mandated by the Iowa Department of Natural Resources. Bates seconded. Unanimous

**Resolution 08-348**

Schultz moved approval of Resolution 08-348, approving the dates for City Council meetings in the year 2009. Belt seconded. Unanimous

**OTHER BUSINESS**

Walsh and Bates moved and seconded to direct the City Attorney and City Clerk to draft a resolution regarding the towing contract to be presented at the November 24, 2008 meeting. Unanimous

**RECEIVE AND FILE ITEMS**

Walsh and Belt moved and seconded to receive and file five notices of claim/loss. Unanimous

**APPLICATIONS FOR  
PERMITS OR  
CANCELLATIONS**

Belt and Branigan moved and seconded approval of the following liquor/tobacco license renewals:

Broadway Joe's	Inn Between Lounge
Glass Front	Kwik Shop
Goldmine Bar & Grill	Darrah's Total
Larosita LLC	
Unanimous	

**ADJOURNMENT**

There being no further business to come before City Council, Belt and Branigan moved and seconded to adjourn at 7:26 p.m. Unanimous

The tape recording of this proceeding, though not transcribed, is part of the record of each respective action of the Council. The tape recording of this proceeding is incorporated into these official minutes of this Council meeting as if they were transcribed herein.

ATTEST:

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Thomas P. Hanafan, Mayor

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Judith H. Ridgeley, City Clerk